

This instrument prepared by:
Mandee Johns
Real Property Division
2401 SE Monterey Road
Stuart, FL 34996

Project Name: Indiantown Civic Center – Osceola Street
RPM 3369
Portion of Property Address: 15655 Osceola Street, Indiantown
Portion of PCN#05-40-39-005-031-00010-1

SPACE ABOVE THIS LINE FOR PROCESSING DATA

SPACE ABOVE THIS LINE FOR RECORDING DATA

COUNTY DEED

THIS DEED, made this _____ day of _____, 2020, by **MARTIN COUNTY**, a political subdivision of the State of Florida, 2401 SE Monterey Road, Stuart, Florida 34996, **GRANTOR**, and **INDIANTOWN CIVIC CLUB, INC.**, a not for profit corporation, existing under the laws of State of Florida, whose mailing address is P.O. Box 420 Indiantown, FL 34956, **GRANTEE**.

WITNESSETH that the said GRANTOR, for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, has granted, bargained and sold to GRANTEE, the following described land lying and being in Martin County, Florida:

SEE ATTACHED EXHIBIT "A"

PROVIDED THAT said property shall be used only by the GRANTEE for Civic and Recreational purposes; and in the event that such use is discontinued or is no longer consistent with these public purposes and Section 163.01(17), the title to the Property shall immediately revert to the GRANTOR.

IN WITNESS WHEREOF the said GRANTOR has caused these presents to be executed in its name by its Board of County Commissioners acting by the Chairman or Vice Chairman of said Board, the day and year aforesaid.

ATTEST:

BOARD OF COUNTY COMMISSIONERS
MARTIN COUNTY, FLORIDA

CAROLYN TIMMANN, CLERK OF THE
CIRCUIT COURT AND COMPTROLLER

HAROLD E. JENKINS II, CHAIRMAN

APPROVED AS TO FORM & LEGAL
SUFFICIENCY:

SARAH W. WOODS, COUNTY ATTORNEY

MARTIN COUNTY, STUART, FLORIDA

2401 S.E. MONTEREY ROAD PHONE NO. 772-288-5927

DWG. NAME : 19-068.DWG M.C. PROJ. NO. 19-068

SHEET NO. 1 OF 3

EXHIBIT A

SURVEYOR'S NOTES

1. THIS SKETCH AND LEGAL DESCRIPTION IS BASED ON: CORRECTIVE WARRANTY DEED RECORDED IN ORB 955, PG 2569, PUBLIC RECORDS OF MARTIN COUNTY; A BOUNDARY SURVEY OF LOTS 1, 2, AND 3 PERFORMED BY MIXON LAND SURVEYING INC. PROJECT NUMBER 97-109 DATED 09/12/1997; INDIANTOWN PLAT "A" RECORDED IN PLAT BOOK 1, PAGE 68, PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.
2. THIS LEGAL DESCRIPTION SHALL NOT BE VALID:
 - A. UNLESS PROVIDED IN ITS ENTIRETY CONSISTING OF SHEETS 1, 2, AND 3, SHEET 3 BEING A SKETCH.
 - B. WITHOUT THE SIGNATURE AND ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR.
3. BEARING AND REFERENCE: BEARING IS NORTH 36°13'58" EAST, REFERENCE IS THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST WASHINGTON AVENUE AND ALL OTHERS ARE RELATIVE TO SAID BEARING.
4. THE PURPOSE OF THIS SKETCH AND DESCRIPTION IS TO DESCRIBE A PARCEL OF LAND FOR TRANSFER TO THE VILLAGE OF INDIANTOWN.
5. LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR RIGHT-OF-WAY, EASEMENTS, OWNERSHIP, OR OTHER INSTRUMENTS OF RECORD.
6. THIS IS NOT A SURVEY AND DOES NOT DEFINE OWNERSHIP OR ENCROACHMENTS.
7. PROPERTY, TRACT, AND PARCEL LINES SHOWN ARE APPROXIMATE IN NATURE AND NOT TO BE RELIED UPON FOR LAND POSITIONING OR DETERMINATIONS.
8. ADDITIONS OR DELETIONS TO SURVEY MAPS OR REPORTS BY OTHER THAN THE SIGNING PARTY OR PARTIES IS PROHIBITED WITHOUT WRITTEN CONSENT OF THE SIGNING PARTY OR PARTIES.
9. LEGEND: CL= CENTERLINE, DB= DEED BOOK, ORB= OFFICIAL RECORD BOOK, PB= PLAT BOOK, PG= PAGE, POB=POINT OF BEGINNING, POC=POINT OF COMMENCEMENT, ROW= RIGHT-OF-WAY.

THIS DOCUMENT MAY BE REPRODUCED UPON REQUEST IN AN ALTERNATIVE FORMAT BY CONTACTING THE COUNTY ADA COORDINATOR (772) 320-3131, THE COUNTY ADMINISTRATION OFFICE (772) 288-5400, FLORIDA RELAY 711, OR BY COMPLETING OUR ACCESSIBILITY FEEDBACK FORM AT WWW.MARTIN.FL.US/ACCESSIBILITY-FEEDBACK.

SURVEYOR AND MAPPER IN RESPONSIBLE CHARGE

SEAL


THOMAS M. WALKER, JR., P.S.M.

MARTIN COUNTY SURVEYOR
PROFESSIONAL SURVEYOR AND MAPPER
FLORIDA LICENSE NO. P.S.M. 6875

NOTE: THIS IS NOT A SURVEY. THIS SHEET IS
NOT VALID WITHOUT SHEETS 2 AND 3.

DATE: 10/03/2019

SKETCH AND DESCRIPTION—INDIANTOWN CIVIC CENTER

**VILLAGE OF INDIANTOWN
MARTIN COUNTY, FLORIDA**

SUPERVISED BY : TMW

DRAWN BY : MNM SCALE : N/A

DATE : 10/03/2019

DRAWING # 19-068

MARTIN COUNTY, STUART, FLORIDA

2401 S.E. MONTEREY ROAD PHONE NO. 772-288-5927

DWG. NAME : 19-068.DWG | M.C. PROJ. NO. 19-068 | SHEET NO. 2 OF 3

EXHIBIT A

DESCRIPTION

LOT 4, BLOCK 31 AS SHOWN ON INDIANTOWN PLAT "A" AND RECORDED IN PLAT BOOK 1, PAGE 68, MARTIN COUNTY, FLORIDA PUBLIC RECORDS, AND THAT PART OF THE EASTERLY 50.00 FEET OF THE NOW ABANDONED RIGHT-OF-WAY OF KISSIMMEE DRIVE, LYING WESTERLY AND ADJACENT TO LOT 4, BLOCK 31, PLAT A, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 68 OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, AND LYING NORTHERLY OF A LINE LYING 180 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTH LINE OF SAID BLOCK 31.

BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF BLOCK 31, SAID CORNER BEING THE INTERSECTION OF THE SOUTHERLY RIGHT-OF-WAY LINE OF 151ST STREET AND THE EASTERLY RIGHT-OF-WAY LINE OF WASHINGTON AVENUE AS SHOWN ON INDIANTOWN PLAT "A" AND RECORDED IN PLAT BOOK 1, PAGE 68, MARTIN COUNTY, FLORIDA PUBLIC RECORDS; THENCE SOUTH 53°46'02" EAST, ALONG SAID SOUTHERLY RIGHT-OF-WAY LINE OF 151ST STREET ALSO BEING THE NORTH LINE OF BLOCK 31, A DISTANCE OF 115.00 FEET TO THE WESTERLY RIGHT-OF-WAY LINE OF A 20 FOOT SERVICE STREET AS SHOWN ON SAID PLAT; THENCE SOUTH 36°13'58" WEST, ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF SAID SERVICE STREET A DISTANCE OF 180.00 FEET TO A LINE LYING 180 FEET SOUTHWESTERLY OF AND PARALLEL WITH THE NORTH LINE OF SAID BLOCK 31; THENCE NORTH 53°46'02" WEST, ALONG SAID LINE, A DISTANCE OF 29.64 FEET TO THE INTERSECTION WITH THE CENTERLINE OF KISSIMMEE DRIVE; THENCE NORTH 16°35'57" WEST, ALONG SAID CENTERLINE A DISTANCE OF 107.12 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF SOUTHWEST WASHINGTON AVENUE; THENCE NORTH 36°13'58" EAST, ALONG SAID EASTERLY RIGHT-OF-WAY LINE A DISTANCE OF 115.28 FEET, TO THE POINT OF BEGINNING.

SAID PARCEL CONTAINS 17,937.87 SQUARE FEET, (0.41 ACRES) MORE OR LESS.

NOTE: THIS IS NOT A SURVEY. THIS SHEET IS
NOT VALID WITHOUT SHEETS 1 AND 3.

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VILLAGE OF INDIANTOWN
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